Ron Greig

Independent Valuation Surveyors and Estate Agents

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OCCUPYING A LARGE PRIME SITE WITH OPEN OUTLOOK AND LARGE GARDEN TO THE REAR A FOUR BEDROOMED DETACHED GEORGIAN STYLE HOUSE HAVING SPACIOUS ACCOMMODATION WITH POTENTIAL FOR EXTENDING

Situated in a very desirable area within walking distance of High Tunstall and West Park Schools, Park Drive Cricket Ground and Ward Jackson Park making it ideal for family requirements A FOUR BEDROOMED DETACHED GEORGIAN STYLE HOUSE occupying a large site overlooking a small green to the front and have a large garden to the rear benefiting from considerable privacy. The property contains excellent well planned accommodation with potential for extending (subject to planning permission). The accommodation briefly comprising Entrance Hall. Cloakroom/W.C. Lounge. Dining Room. Dining Kitchen. Four Bedrooms (Master with En Suite) Family Bathroom. Garden to front and rear. Double Garage approached by large block paved drive providing ample car standing. The property is installed with gas central heating and uPVC double glazing.

NEW PRICE **£429,950**

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Reg. Office: Harland House, 8 Harland place, Norton, Stockton on Tees, TS20 1AN. VAT Reg. No. 633 4472 46. Director: J. J. Dixon-Barker (B.A. (Hons).

Entrance Hall with understair storage cupboard, coved ceiling and radiator

Lounge (24'5" x 14'0") coved ceiling and two radiators

Dining Room (11'11" x 11'11") coved ceiling, radiator and double glazed French doors to rear garden

Study (10'0" x 9'2") radiator and coved ceiling

Half Tiled Cloakroom with low level W.C. wash hand basin with mixer tap and laminate flooring

Dining Kitchen (19'0" x 10'9") with range of units comprising base cupboard and drawer units with roll edge heat resistant working surfaces two inset stainless steel single drainer sinks both with swivel mixer taps, electric hob with extractor hood above and electric oven, all with tiled surrounds, matching wall units, space and plumbing for automatic washer, laminate flooring and radiator

First Floor Landing with window, radiator and access to roof storage space

Bedroom No. 1 (12'0" x 11'10") fitted wardrobes and radiator

Fully Tiled En Suite with walk in shower cubicle with mains shower, pedestal wash basin, low level W.C. and ceiling fitted halogen lighting

Bedroom No. 2 (11'0" x 9'11") wardrobe and radiator

Bedroom No. 3 (9'11" x 10'6") wardrobe and radiator

Bedroom No 4 (12'5" x 10'4") wardrobe and radiator

Fully Tiled Family Bathroom white suite comprising panelled bath with mixer tap and shower attachment, low level W.C. pedestal wash basin and heated towel rail and laminate flooring

Outside

Double Garage approached by block paved drive providing ample off street parking

Large Private Garden to rear

Viewing: By appointment through the agents.

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